



AKRF, Inc.
Environmental Planning Consultants
440 Park Avenue South
7th Floor
New York, NY 10016
tel: 212 696-0670
fax: 212 213-3191
www.akrf.com

Memorandum

To: Rachel Shatz, Vice President, Planning and Environmental Review,
Empire State Development

From: AKRF, Inc.

Date: June 19, 2015

Re: Consideration of Technical Memorandum

cc: Regina Myer, President, Brooklyn Bridge Park Corp.

AKRF, Inc. prepared a technical memorandum in November 2014 to determine whether proposed changes to two previously approved but unbuilt residential buildings in the upland area of Pier 6 of the Brooklyn Bridge Park Project would have the potential for any significant adverse environmental impacts not previously identified in the 2005 Final Environmental Impact Statement (the "2005 FEIS") for the Brooklyn Bridge Park Project. The technical memorandum concluded that the proposed project as modified, accounting for changes in background conditions and any relevant changes in City Environmental Quality Review (CEQR) 2014 *Technical Manual* methodologies, would not result in any significant adverse environmental impacts not previously identified in the 2005 FEIS for the Brooklyn Bridge Park Project.

In the time since the technical memorandum was prepared, refinements have been made to the proposed modification of the General Project Plan (GPP). These refinements would not result in new significant adverse environmental impacts that have not been previously identified.

The technical memorandum considered the potential modifications of the GPP, including allowances for the inclusion of affordable of residential units, the potential inclusion of community facility uses and additional retail space, and the potential closure of a portion of the Loop Road.

The overall unit count for both parcels would still not exceed the 430 units established in the GPP.

The proposed modifications to the GPP will also require that the building heights will be measured from the flood resistant construction elevation as defined in section 64-11 of the New York City Zoning Resolution and that the height of each building shall be inclusive of all mechanicals, bulkheads, parapets and any other permanent structures and equipment. The project would still fall within the overall building heights considered in the technical memorandum of 315 feet and 155 feet.

Privileged and Confidential Attorney Work Product Prepared at the Request of Counsel

In the time since the technical memorandum was prepared, there have not been significant changes in background conditions or methodologies that would affect its conclusions. Background projects, including work on Brooklyn Bridge Park and other development parcels, have progressed as anticipated in the technical memorandum. There have been no updates to the 2014 *New York City Environmental Review Technical Manual* that would result in changes to the conclusion of the technical memorandum, which determined that the proposed modification would not result in any significant adverse environmental impacts not previously identified.

Overall, since the technical memorandum was prepared there have not been significant changes to either the proposed modifications of the GPP or to background conditions that would result in new significant adverse environmental impacts that have not been previously identified. Therefore, the conclusions of the technical memorandum remain valid and no Supplemental Environmental Impact Statement is warranted.

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